

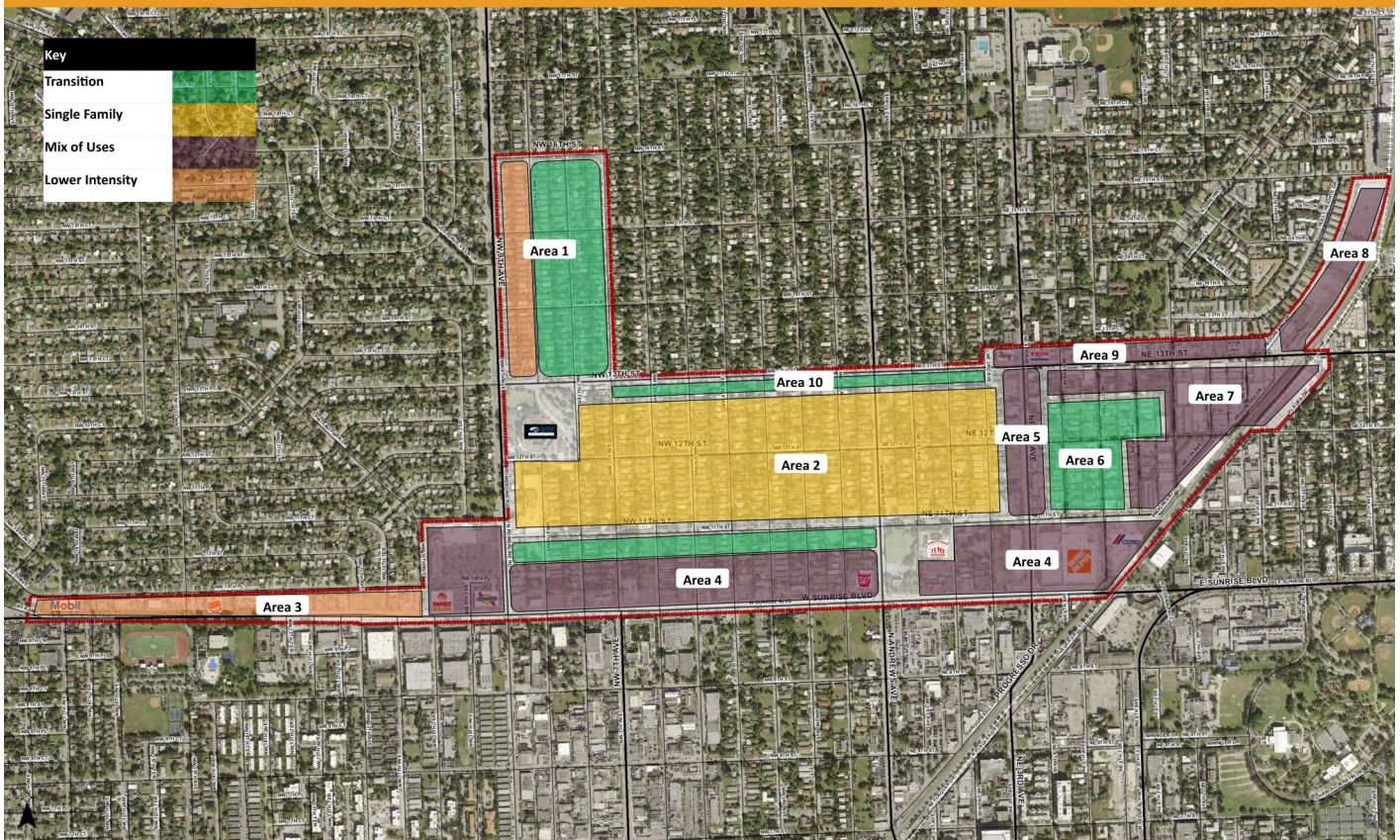
## Exercise Instructions

The speaker will briefly discuss the proposed regulations for each Area, and how it relates to the existing zoning regulations. Using the Image Key on the following page as a guide, please complete the following for **each** Area:

- **Height.** Place a green dot on the heights you would like to see in the Area and a red dot on the height you think is NOT appropriate for the Area. If you labeled a category with a red dot, **please leave a brief explanation of why you don't think that category is suitable for the area.**
- **Use.** Place a green dot for the uses you would like in the Area and a red dot on the use you think is NOT appropriate for the Area. If you labeled a category with a red dot, **please leave a brief explanation of why you don't think that category is suitable for the area.**



## Central City CRA Proposed Rezoning



## Area 1: NW 16th ST to NW 13th, NW 9th Ave & NW 12th Ave

### Height

45 1-Story

55 2-Story

35 3-5 Story

### Uses

39 Allow Housing Variety (Single Family, Townhomes, Duplexes, 3-5 Story, Multi-Family)

41 Allow Neighborhood Commercial (Service Businesses) Along NW 9th Ave & Adaptive Reuse

31 Maintain Existing Single Family Character While Allowing Limited Townhomes & Multi-Family

## Area 2: Central Core Neighborhoods

### Height

43 1-Story

61 2-Story

### Uses

54 Single Family

48 Duplexes

51 Townhomes

## Area 3: Sunrise Boulevard (West of Powerline Rd)

### Height

50 1-2 Story (Commercial)

47 3-5 Story

32 5-7 Story

21 8-14 Story

26 150 Ft (Permitted Now)

### Uses

32 Multi-Family

49 Live-Work / Mixed-Use

59 Commercial / Office

Area 4: Sunrise Boulevard (East of Powerline Rd)		
Height		
<u>35</u> 1-2 Story (Commercial)	<u>20</u> 1-2 Story (Residential)	<u>35</u> 3-5 Story (Transition)
<u>33</u> 5-7 Story	<u>29</u> 8-14 Story	<u>26</u> 150 Ft
Uses		
<u>43</u> Neighborhood Commercial	<u>37</u> 3-5 Story Townhomes (In Transition Area)	
<u>54</u> Commercial / Office	<u>33</u> Multi-Family	
<u>48</u> Live-Work / Mixed-Use		

Area 5: NE 4th Avenue		
Height		
<u>48</u> 3-5 Story	<u>40</u> 5-7 Story	<u>25</u> 8-14 Story
<u>23</u> 150 Feet (Permitted Now)		
Uses		
<u>37</u> Townhomes	<u>44</u> Multi-Family	<u>55</u> Live-Work / Mixed-Use
<u>40</u> Neighborhood Scale Commercial / Office (Services)		

Area 6: East Core Neighborhoods		
Height		
<u>43</u> 1-2 Story	<u>35</u> 3-5 Story (35 to 55 feet)	
Uses		
<u>41</u> Single Family	<u>34</u> Duplexes	<u>46</u> Townhomes
<u>44</u> Multi-Family		

Area 7: Railroad Tracks + 13th Street South		
Height		
<u>48</u> 5-7 Story	<u>38</u> 8-14 Stories	<u>29</u> 150 Ft (Permitted Now)
Uses		
<u>53</u> Live-Work / Mixed Use	<u>38</u> Multi-Family	<u>48</u> Commercial / Office

Area 8: Progresso Drive		
Height		
<u>50</u> 5-7 Story	<u>38</u> 8-14 Stories	<u>29</u> 150 Ft (Permitted Now)
Uses		
<u>52</u> Live-Work / Mixed Use	<u>35</u> Multi-Family	<u>46</u> Commercial / Office

Area 9: NE 13th Street (East of NE 4th Avenue)		
Height		
<u>46</u> 5-7 Story	<u>23</u> 8-14 Stories	<u>23</u> 150 Ft (Permitted Now)
Uses		
<u>50</u> Live-Work / Mixed Use	<u>35</u> Multi-Family	<u>49</u> Commercial

Area 10: South of NW 13th Street (West of NE 4th Ave)		
Height		
<u>49</u> 1-2 Story	<u>44</u> 3-Story	<u>28</u> 3-5 Story
Uses		
<u>42</u> Single Family	<u>51</u> Townhomes	<u>42</u> Multi-Family